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CITY OF SACRAMENTO

CITY MANAGER'S OFFICE
RECEIVED
NOV 6 1980

CITY PLANNING DEPARTMENT
725 "J" STREET
SACRAMENTO, CALIF. 95814
TELEPHONE (916) 449-5604

MARTY VAN DUYN
PLANNING DIRECTOR
November 5, 1980

City Council
Sacramento, California

By the
Office of

Honorable Members in Session:

SUBJECT: 1. Environmental Impact Determination
2. Tentative Map (P-9190)

NOV 12 1980

LOCATION: Southeast corner of Sixth and I Streets

SUMMARY

This is a proposal to merge four parcels into one parcel in the C-3 zone in order to develop a four-story office building. The staff and Subdivision Review Committee recommended approval of the tentative map.

BACKGROUND INFORMATION

Tentative maps that involve four or less parcels that do not have concurrent variance, special permit, rezoning or plan amendment requests, can be reviewed by staff and transmitted directly to the City Council, thus eliminating the requirement for consideration by the Planning Commission.

Surrounding land uses and zoning are as follows:

- North: Parking lot; C-3
- South: Office building; C-3
- East: Office building; C-3
- West: Parking lot; C-3

This project has been determined not to have a significant effect on the environment and is categorically exempt under Section 15105 of the State EIR Guidelines.

APPROVED
BY THE CITY COUNCIL

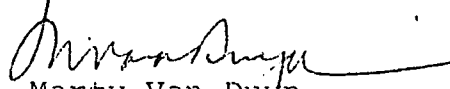
NOV 12 1980

OFFICE OF THE
CITY CLERK

RECOMMENDATION

Staff recommends that the Council approve the tentative parcel map by adopting the attached resolution.

Respectfully submitted,


Marty Van Duyn
Planning Director

RECOMMENDATION APPROVED:


Walter J. Stipe, City Manager

MVD:WW:bw
Attachments
P-9190

November 12, 1980
District No. 1

RESOLUTION NO. 80-747

Adopted by The Sacramento City Council on date of

NOVEMBER 12, 1980

ADOPTING FINDINGS OF FACT, APPROVING A REQUEST
FOR TENTATIVE PARCEL MAP FOR PROPERTY LOCATED AT
THE SOUTHEAST CORNER OF SIXTH AND I STREETS
(APN: 006-032-01, 02, 03, 04) (P-9190)

WHEREAS, the Parcel Map Advisory Agency has submitted to the City Council its report and recommendations concerning the tentative parcel map for .6+ acre located at the southeast corner of Sixth and I Streets

(hereinafter referred to as the proposed subdivision).

WHEREAS, the Council of the City of Sacramento, based on testimony submitted at public hearings conducted on November 12, 1980, hereby finds and determines as follows:

- A. The proposed subdivision, together with the provisions for its design and improvement, is consistent with the City General Plan and the Central City Community Plan in that the plans designate the subject site for Central Business District.
- B. The site is physically suitable for the type and proposed density of development in that the subject site is flat with no significant erosional, soil expansion nor other similar problems.
- C. The design of the subdivision or proposed improvements are not likely to cause substantial environmental damage and will not substantially and avoidably injure fish or wildlife or their habitat. The proposed project has been reviewed and assessed by the Environmental Coordinator, who has filed a Negative Declaration, the proposed project will not cause individual or cumulative adverse effects on the natural and social-physical environment nor substantially and avoidably injure fish, wildlife or their habitat.
- D. The design of the subdivision or the type of improvements are not likely to cause serious public health problems in that community water and sewer systems exist at the site. The site is not within an established floodplain nor over a known seismic fault.
- E. The design of the subdivision or the type of improvements will not conflict with easements acquired by the public for access through, nor use of, the property within the proposed subdivision, in that there are no access easements for use by the public at large on the subject site.
- F. The discharge of waste from the proposed subdivision into the community sewer system servicing the proposed subdivision will not result in nor add to a violation of the waste discharge requirements applicable to said sewer system which were prescribed by the California Regional Water Quality Control Board, Central Valley Region, in that the existing City of Sacramento treatment plants have a design capacity of 75 mgd and that actual treated discharge averages 56 mgd. The discharge from the proposed project will not create a condition exceeding the design capacity.

APPROVED
BY THE CITY COUNCIL

NOV 12 1980

OFFICE OF THE
CITY CLERK

NOV 12 1980

G. The design of the proposed subdivision provides, to the extent feasible, for future passive or natural heating or cooling opportunities in the proposed subdivision, taking into consideration the local climate, the contour, and configuration of the parcel to be divided, and such other design and improvement requirements applicable to the proposed subdivision.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Sacramento as follows:

The Tentative Map be approved.

MAYOR

ATTEST:

CITY CLERK

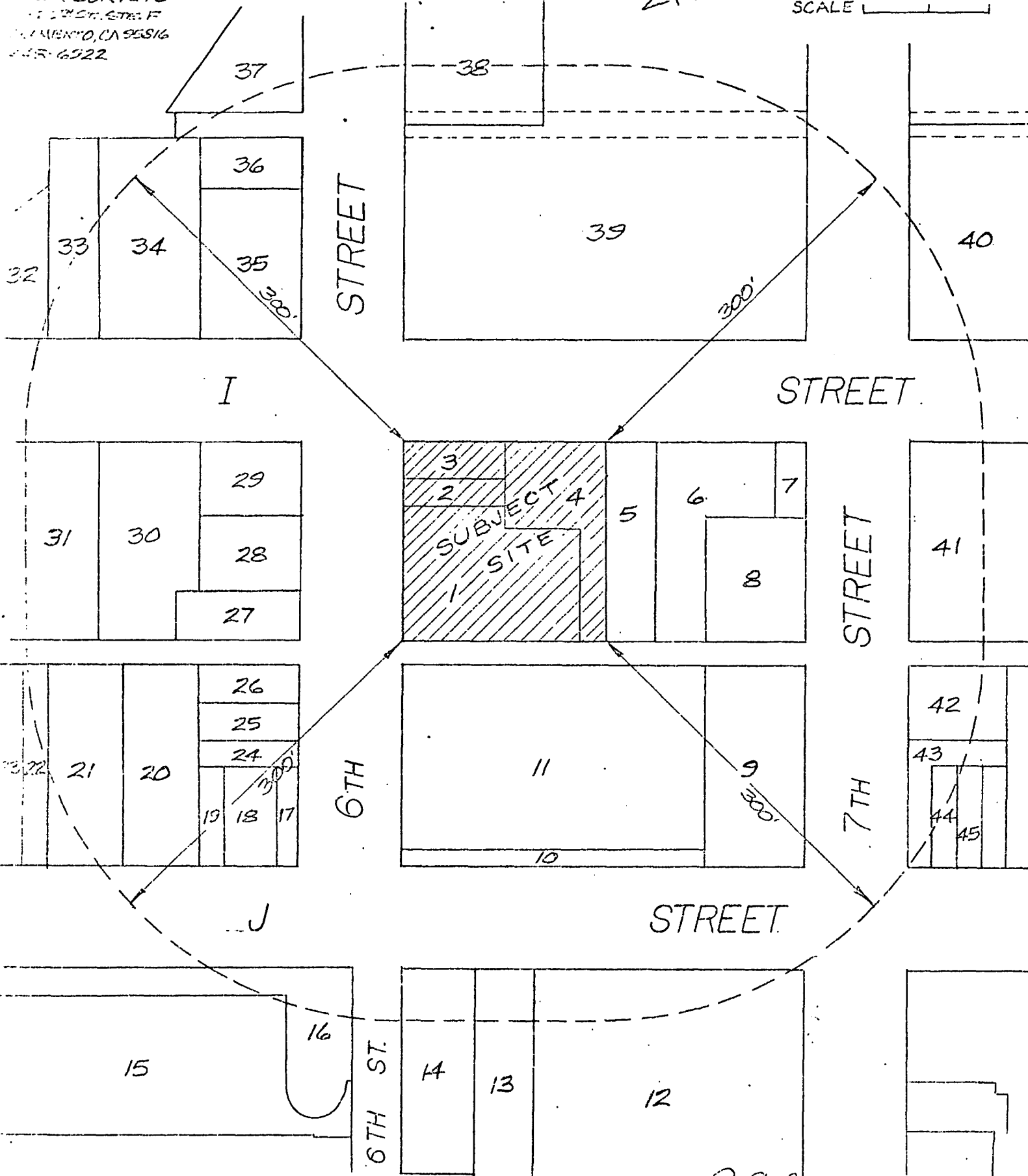
P-9190

PARCEL MAP APPLICATION
FOR
SACRAMENTO HOUSING AND
REDEVELOPMENT AGENCY

PREPARED BY:
J.M. SURVEYS
1117 1/2 ST. F
SACRAMENTO, CA 95816
TEL: 6522

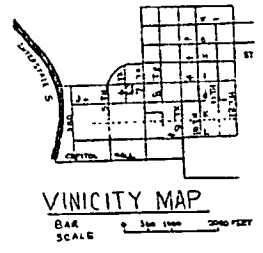


BAR SCALE 0 50 100



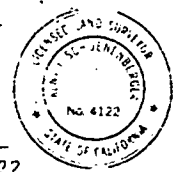
PH-9130

TENTATIVE
PARCEL MAP
MERGER OF A.P. # 006-032-01,
02, 03 & 04.
CITY OF SACRAMENTO
STATE OF CALIFORNIA
SEPTEMBER 16, 1980
SCALE: 1" = 40'

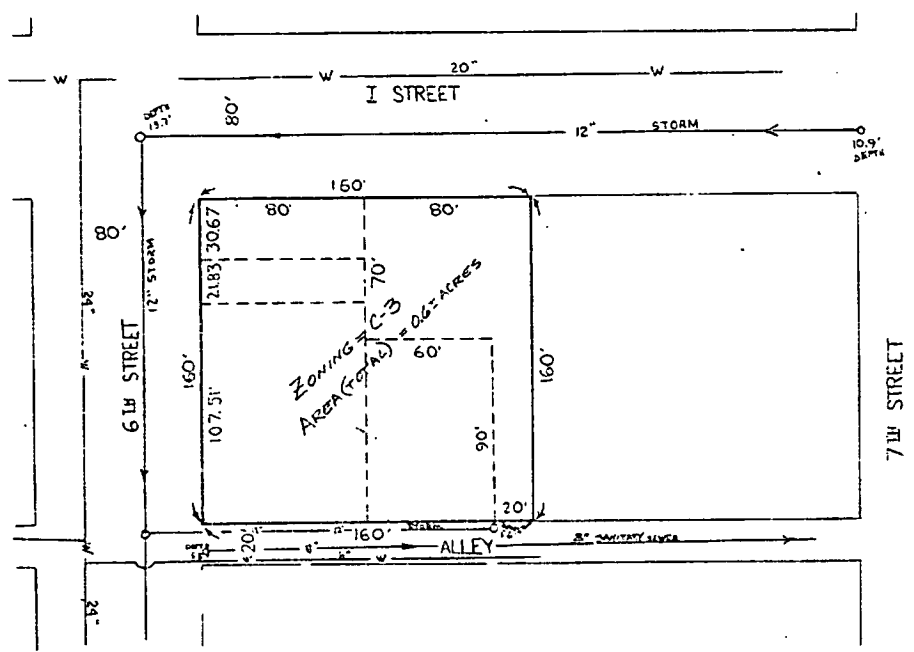


OWNER OF RECORD:
SACRAMENTO HOUSING +
REDEVELOPMENT AGENCY
620 I STREET
SACRAMENTO, CA. 95814
916-446-9210

PREPARED BY:
DATUM SURVEYS
1116-26th STREET, STE. F
SACRAMENTO, CA. 95816.
916-448-6922



Kent J. Schoenenberger
KENT J. SCHOENENBERGER, L.S. #4122



P-9190



CITY OF SACRAMENTO

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CITY OF SACRAMENTO

OCT 16 2 50 PM '80

Jan

CITY PLANNING DEPARTMENT
725 "J" STREET
SACRAMENTO, CALIF. 95814
TELEPHONE (916) 449-5604

MARTY VAN DUYN
PLANNING DIRECTOR

October 15, 1980

Hag: 11-12-80
FCA Date: 11-18-80
cc: Van Duyn
Carster
Miller
Lee

MEMORANDUM

TO: Lorraine Magana
FROM: Jan Mirrione
SUBJECT: Request to Set Public Hearings

Please schedule the following items for public hearings. All necessary support material is attached.

1. Tentative Map to divide 23+ acres with four existing warehouses in the Light Industrial M-1(S) Zone into five parcels. (P-9166)
Location: Southeast corner of Pell Drive and Main Avenue
APN: 237-022-63 (D2) (FT)
2. Tentative Map to divide 9.7+ vacant acres into four parcels in the General Commercial C-2 Zone. (P-9173)
Location: West side of Valley High Drive, north of Bamford Drive. APN: 117-012-04 (D8) (FT)
3. Tentative Map to divide 0.31+ acre containing two residential units in the R-1A zone into two halfplex lots. (P-9174)
Location: 2283 University Avenue. APN: 293-080-03 (D3) (FT)
4. Tentative Map to combine four existing parcels into one parcel in order to construct an office building of approximately 66,400 square feet. (P-9190)
Location: 913 Sixth Street; 606 and 610 I Street
APN: 006-032-01, 02, 03, 04 (D1) (FT)

The fast track ads are attached for the above items. Please return six copies to me after hearing date has been set. Thank you.

jm

Attachments

SACRAMENTO CITY PLANNING DEPARTMENT

Application Information

Application taken by/date: SD

Project Location 913 Sixth St., 606 & 610 I St. **P No** 9190

Assessor Parcel No. 006-032-01, 02, 03, 04

Owners Sacramento Housing & Redevelopment Agency Phone No. 444-9210

Address 630 I Street, Sacramento, CA 95814

Applicant Datum Surveys & Kent J. Schoenenberger Phone No. 448-6922

Address 1116 26th St., Ste. F, Sacramento 95816

Signature _____ C.P.C. Mtg. Date _____

REQUESTED ENTITLEMENTS

ACTION ON ENTITLEMENTS

Filing Fees

	Commission date	Council date	
<input checked="" type="checkbox"/> Environ. Determination <u>Exempt 15105</u>	_____	_____	\$ <u>25.</u>
<input type="checkbox"/> General Plan Amend _____	_____	_____	\$ _____
_____	_____	Res. _____	_____
<input type="checkbox"/> Community Plan Amend _____	_____	_____	\$ _____
() _____	_____	_____	_____
_____	_____	Res. _____	_____
<input type="checkbox"/> Rezone _____	_____	_____	\$ _____
_____	_____	_____	_____
_____	_____	Ord. _____	_____
<input checked="" type="checkbox"/> Tentative Map <u>to combine four existing parcels</u>	_____	_____	\$ <u>135.</u>
<u>into one parcel in order to construct an</u>	_____	_____	_____
<u>office bldg. of approx. 66,400 sq. ft.</u>	_____	Res. _____	_____
<input type="checkbox"/> Special Permit _____	_____	_____	\$ _____
_____	_____	_____	_____
<input type="checkbox"/> Variances _____	_____	_____	\$ _____
_____	_____	_____	_____
<input type="checkbox"/> Plan Review _____	_____	_____	\$ _____
_____	_____	_____	_____
<input type="checkbox"/> PUD _____	_____	_____	\$ _____
_____	_____	_____	_____
<input checked="" type="checkbox"/> Other <u>Notification & Posting</u>	_____	_____	\$ <u>36.</u>
_____	_____	_____	_____

FEE TOTAL \$ 196.

RECEIPT NO. 5438 DP
By/date DP/10-10-81

Sent to Applicant: _____ Date _____ By: _____ Sec. to Planning Commission

Key to Entitlement Actions

- | | | |
|------------------------------------|---|--|
| R - Ratified | D - Denied | IAF - Intent to Approve based on Findings of Fact |
| Cd - Continued | RD - Recommend Denial | AFF - Approved based on Findings of Fact |
| A - Approved | RA - Recommend Approval | RPC - Return to Planning Commission |
| AC - Approved W/conditions | RAC - Recommend Approval W/conditions | CSR - Condition Indicated on attached Staff Report |
| AA - Approved W/amended conditions | RMC - Recommend Approval W/amended conditions | |

NOTE: There is a thirty (30) consecutive day appeal period from date of approval. Action authorized by this document shall not be conducted in such a manner as to constitute a public nuisance. Violation of any of the foregoing conditions will constitute grounds for revocation of this permit. Building permits are required in the event any building construction is planned. The County Assessor is notified of actions taken on rezonings, special permits and variances.

P No 9190

Gold - applicant receipt White - applicant permit Green - expiration book Yellow - department file Pink - permit book



CITY OF SACRAMENTO

OFFICE OF THE CITY CLERK

915 I STREET
CITY HALL ROOM 308

SACRAMENTO, CALIFORNIA 95814
TELEPHONE (916) 449-5426

LORRAINE MAGANA
CITY CLERK

November 13, 1980

Sacramento Housing and Redevelopment Agency
630 "I" Street
Sacramento, CA 95814

On November 12, 1980, the City Council approved the following for property located at 913 Sixth Street, 606 and 610 "I" Street:

- A. Adopted Resolution adopting Findings of Fact and approving a Tentative Map to combine four existing parcels into 1 parcel in order to construct an office building of approximately 66,400 square feet (P-9190).

For your records, we are enclosing one certified copy of the above referenced Resolution.

Sincerely,


Lorraine Magana
City Clerk

LM/mm/24

cc: P-9190 Mailing List (15)
Planning Department